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LN22026853

WARRANTY DEED Illinois Statutory

Doc#: 2301845220 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/18/2023 02:41 PM Pg: 1 of 3

Dec ID 20221201615655
ST/CO Stamp 0-515-722-064 ST Tax \$320.00 CO Tax \$160.00

Property of Cook County Clerk's Office

THE GRANTOR(S) Sara Shields Cole, Single woman of 17112 South Jeffrey Avenue South Holland, IL 60473, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Khary H. Adams, AND ANGELA NICOLE ADAMS * of 10100 South Oakley Avenue, Chicago, IL 60643, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

** HUSBAND AND WIFE TENANTS BY THE ENTIRETY*

LOT 64 IN SAID HUGUELET'S 7TH ADDITION TO SOUTH HOLLAND, BEING A SUBDIVISION OF PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 25, LYING EAST OF THE THREAD LINE OF THORN CREEK, ALL IN TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLE OF COOK COUNTY, IL ON MARCH 3, 1975, AS DOCUMENT NO. 2796895 IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and easements; General real estate taxes for the year 2021 and subsequent years

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 29-25-108-012-0000

Address(es) of Real Estate: 17112 South Jeffrey Avenue, South Holland, IL 60473

(Landtrust Title
120 S. LaSalle St.
Suite 1700
Chicago, IL 60603)

REAL ESTATE TRANSFER TAX

16-Jan-2023



COUNTY:	160.00
ILLINOIS:	320.00
TOTAL:	480.00

29-25-108-012-0000

| 20221201615655 | 0-515-722-064

(Landtrust National Title Services
120 S. LaSalle Street, Suite 1700
Chicago, Illinois 60603)

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Dated this 2nd day of December, 2022.

By Sara Shields Cole
Sara Shields Cole

STATE of IL, COUNTY of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sara Shields Cole personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 2nd Day of December 2022.

Tiffany Nicole Moore
Notary Public



Prepared by:
Bree Rials
The Law Office of Bree Rials, LLC
2472 RTE 30, STE B 103 #186
Oswego, IL 60543

Mail to:
Damon Stewart
Damon Stewart
Damon Stewart

8345 S. Vernon Avenue, Chicago, IL 60619

Name and Address of Taxpayer:
Khary H. Adams
17112 South Jeffrey Avenue
South Holland, IL 60473

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND
CERTIFICATE OF PAYMENT
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Sara Shields-Cole**
Mailing Address: **6910 Nashville Rd., Lanham, MD 20706**
Telephone No.: **N/A**
Attorney or Agent: **Bree Rials**
Telephone No.: **630-492-2336**
Property Address: **17112 Jeffery Ave
South Holland, IL 60473**
Property Index Number (PIN): **29-23-408-003-000029-25-108-012-0000**
Water Account Number: **0370021002N/A**
Date of Issuance: **1/4/2023**

State of Illinois)
County of Cook)

VILLAGE OF SOUTH HOLLAND

This instrument was acknowledged before
me on January 4, 2023 by
Bret A Scott

By: Michele R. Adshell
Deputy Village Clerk or Representative

Bret A Scott
(Signature of Notary Public)



[SEAL]

THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.